

### **Washington City Council**

111 North 100 East
Washington City, UT 84780
Phone (435) 656-6300
Fax (435) 656-6370
www.washingtoncity.org

### Agenda Regular Meeting February 24, 2016

**PUBLIC NOTICE** is hereby given that the Washington City Council will hold a Public Meeting on Wednesday, February 24, 2016, at 6:00 P.M. in the Council Chambers of the Washington City Offices, located 111 North 100 East, Washington, Utah.

Invocation Pledge of Allegiance

- 1. APPROVAL OF THE AGENDA
- 2. <u>ANNOUNCEMENTS</u>
- 3. <u>DECLARATION OF ABSTENTIONS & CONFLICTS</u>
- 4. SPECIAL EVENT
  - A. Consideration to approve a Special Event for the LDS Church Family Fun Run on March 26, 2016 at Sullivan Virgin River Soccer Park. Applicant: James Bray
- 5. PRELIMINARY PLAT
  - A. Consideration to approve the Preliminary Plat for Coral Canyon Area 4, Phase 2, located at approximately Black Canyon Avenue and south of Rock Creek Drive.

    Applicant: Ben Willits, Jack Fisher Homes
- 6. PUBLIC HEARINGS AND RELATED ORDINANCES/RESOLUTIONS
  - A. Public Hearing for consideration to granting a Donation to the Washington County Shooting Sports Park Agency for the construction of an awning. Applicant: Lee Scott
  - B. Consideration to approve a Resolution granting a donation to the Washington County Shooting Sports Park Agency.

### 7. <u>ORDINANCES</u>

A. Consideration to approve an Ordinance approving an amendment to the General

Plan Amendment G-16-01 to change Land Use Designation from LD to CCOM.

### 8. FINANCE

- A. Discussion and review of quarterly Investments. Kerry Wheelwright, Treasurer
- B. Amending the collection policy on utility billing. Kerry Wheelwright, Treasurer

### 9. **RESOLUTIONS**

A. Consideration to approve a Resolution amending the Master Fee Schedule to reflect changes to the Utility Department. Kerry Wheelwright, Treasurer

### 10. <u>ANNEXATION</u>

A. Consideration to move forward with an annexation request for the Corporation of the Presiding Bishop of the Church of Jesus Christ of Latter-Day Saints, located at approximately 450 West 3650 South. Gordon Anderson

### 11. POWER DEPARTMENT

A. Consideration to approve a Resolution adopting the revised power rate study and rates. Power Director Kelly Carlson

### 12. PUBLIC WORKS

- A. Consideration to approve an Ordinance amending the Washington City Construction Design Standards. Assistant Public Works Director Lester Dalton
- 13. REPORT OF OFFICERS FROM ASSIGNED COMMITTEE
- 14. <u>CITY MANAGER REPORT</u>

### 15. <u>CLOSED SESSION</u>

A. Discuss purchase, exchange or lease of property.

### 16. <u>ADJOURNMENT</u>

POSTED this 19th day of February 2016 Danice B. Bulloch, CMC City Recorder

In accordance with the Americans with Disabilities Act, Washington City will make reasonable accommodations to participate in the meeting. Request for assistance can be made by calling the City Recorder at 656-6308 at least 24 hours in advance of the meeting to be held.

# **Washington City Leisure Services Department**

Special Event Application

Special Event Application For LDS Church Farely Fun Run

·	
Applicant: Church of Losse Christ of Latter Day	Organization: Washington Cast Stake
Address: 1835 Washing ten Folls Rol	City, State, Zip: Worksug Tar, UT
Contact Phone: (M) 435-669-5231  Fax No.: Name - Um Brey	Email Address: Jand ! Bray & gmail - Rene
Date of Event: Man 26, 2616	Title of Event: Family Fun Rus / Species INTE Filmess (5K p 2mile)
Hours of Event: 7:30 and to 11:00 and	Expected Attendance: 225
Location of Event: Still was Socoot Fish	Security Director & Phone Number:  Jim Bray - 435-669-5231
Event Purpose: Fitness + Constinue of Food to Switch point and reman brance of properto	Sound System Being Used:
Entertainment such as: DJ's, Bands, Dancers, Radio Stations?	Vendors:
Home	None
Layout Map (Attach Run/Walk Map):	Street Closures:
	Noors
Signage Plan: ONly ON Frail for distance	Insurance (Proof of):
Washington City Tax ID #:  NONP ('hwah	Business License #:  Wono Church
Brief Description of Event:  - Serve Jaires e Water - M	withour + truit

- Serve Juice e Water - Muthins + Truit

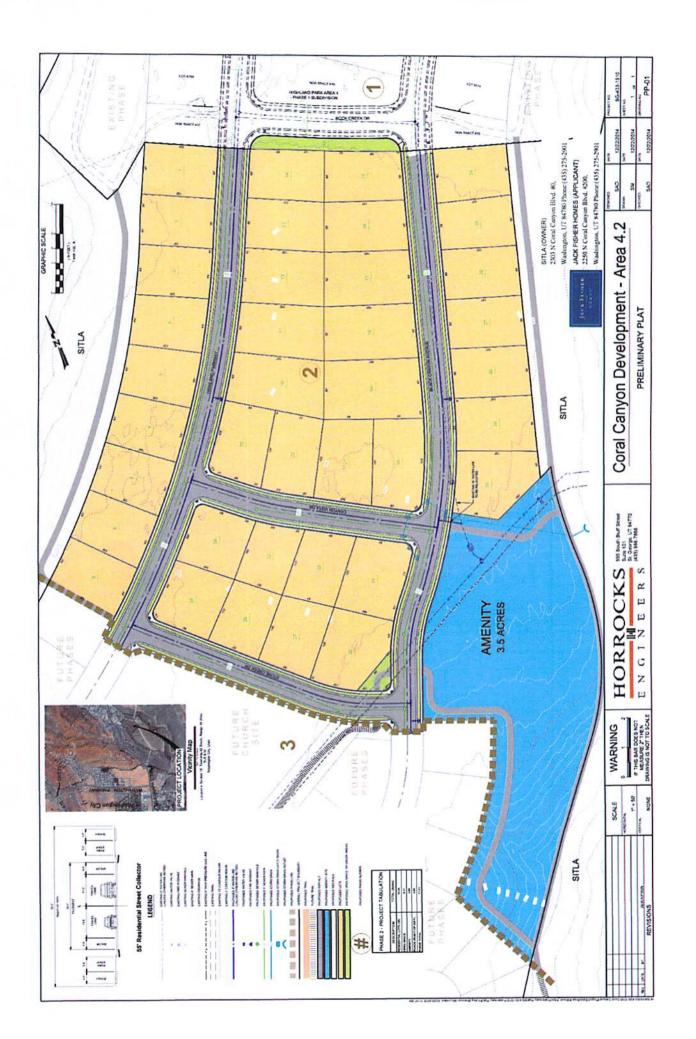
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# Purgatory ClaySports

2 messages

Susan Scott <sinscott@gmail.com>

To: recorder@washingtoncity.org

Tue, Jan 19, 2016 at 2:40 PM

Denise: Please find enclosed a short synopsis of our proposed project at Purgatory Clay Sports.

- 1. We would like to build a shade awning over our patio off the North end of our clubhouse.
- 2. We have received several bids for the project and have selected McArthur Welding (low bid) to complete the project.
- 3. McArthur Weldings' bid was \$10,500 for a 45' by 24' awning. I think we all know how hot the summer sun can be in Utah;s Dixie.
- 4. Washington City, as well as other cities in Washington County, has joined in an Inter-local agreement to help facilitate the Southern Utah Shooting Sports Park. Hurricane City and Washington County and a number of individuals have been instrumental in helping us develop Purgatory Clay Sports.

We are in hopes that Washington City might share in the cost of the awning

I hope this is what is needed - if you have questions feel free to contact me. Please let me know what time I can meet with the council on the 9th. Thank you for your help.

Lee Scott

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											<u>:                                      </u>		
1/22/15	Citigroup	Baa2/A-/A	6 mo	4/1/16	820,000	1.30%	10,660.00	100.687	828,917.80	825,630.97	·	0.72	Non Call
3/10/15	Morgan Stanley	Baa2/A-/A	7 mo	4/29/16	1,000,000	3.80%	38,000.00	103.212	1,045,948.08	1,032,120.30		0.95	Non Call
9/28/15	Union Bank Floater	A2/A+	11 mo	9/26/16	500,000	1.08%	5,380.00	100.380	501,899 36	501,899.36		0.70	Non Call
	Weber Cnty UT Mun Build	A83	1.25 year	12/15/16	75,000	3.50%	2,625.00	109.437	82,077.75	82,077.75	·	0.81	Non Call
5/21/13		Baa2/A-/A	1 25 year	1/10/17	1,000,000	4.45%	44,500.00	104.054	1,053,866.39	1,040,640.00	13,226.39	1.04	Non Call
10/27/15	Citigroup St George Electric Rev	A2	1.75 year	6/1/17	100,000	5.00%	5,000.00	115.623	115.623.00	115,623.00		1 03	Non Call
5/21/13	Bank of America floater	Baa1/A-/A	2.5 year	3/22/18	2,139,000	1.35%	28,876.50	101.024	2,167,805.72	2,160,903.36	6,902.36	1.00	Non Cali
9/16/15	Fed Home Loan	AAA	3 year	10/29/18	1,000,000	1.15%	11,500.00	100.325	1,003,250.00	1,003,250.00		1.05	1 yr one time
4/29/15	Fannie Mae		3.25 year	12/27/18	1,000,000	1.00%	10,000.00	100.000	1,000,000.00	1,030,000.00		1.00	1 yr quarterly
1/30/13		- AAA	3.25 year	1/29/19	1,600,000	1,25%	12,500.00	100.350	1,003,500.00	1,003,500.00		1.15	1 yr one time
4/29/15	Fed Hamle Loan	AAA	3.75 year	6/3/19	1,000,000	1,45%	14,500.00	100.000	1,000,000.00	1,000,000.00		1.45	6 mo quarterly
6/3/13	Fannie Mae	Aa2	3.75 year	6/15/19	115.000	5.25%	6,037.50	125.120	143,888.00	143,888.00		0.98	Nen Call
5/21/13	Ut State Transit Auth	AA+	4 year	10/1/19	300,000	3.96%	11,880.00	114,088	342,264.00	342,264.00		1.62	Non Call
5/21/13	Jordan Valley Water	AAA	4 year	9/30/19	1.000	1.53%	15.30	100,000	1,000.60	1,000.00	0.60	1.53	3 mo continuous
10/14/15	Fed Farm Credit	- AAA		10/29/19	1,000,000	1.55%	15,500.00	100.073	1,004,648.05	1,000,730.00	!	1.53	3 mo quarterly
1/30/15	Fannie Mae		4 yr 4.25 year	12/15/19	125,000	4.00%	5.000.00	115.577	144,471.25	144,471.25	· · · · · · · · · · · · · · · · · · ·	1.50	Non Call
5/21/13	Weber Cnty UT Mun Build	Aa3		1/21/20	1.000,000	1.65%	16,500.00	100.150	1,001,500.00	1,001,500.00	······	1.62	3 mo continuous
4/21/15	Fed Farm Credit	_ AAA	4.25 year	1/23/20	1,000,000	1.68%	16,800.00	100.000	1,004,153.33	1,000,000.00	:	1.68	continuous
7/22/15	Fed Farm Credit	AAA	4.25 year	3/24/20	2,115,000	1.97%	41,665.50	100.275	2.120.816.25	2,120,816.25		1.91	1 yr semi annus
3/24/15	Farmer Mac	AAA	4.5 year	4/30/20	1.300.000	1.00%	13.000.00	100.075	1.300.975.00	1,300,975.00		2.00	6 mo quarterly
4/30/15	Fed Home Loan Step*	AAA	4.5 year	6/1/20	45,000	5.09%	2.290.50	118 069	53,131.05	53,131.05		2.35	Non Call
3/11/13	Timpanogas Sewer	AA-	4.75 year	7/15/20	1,275,000	1.90%	24,225,00	100.300	1,278,825,00	1,278,825,00		1.84	1 yr semi annua
7/15/15	Farmer Mac	AAA	4.75 year	7/28/20	400,000	1.90%	7.600.00	100,225	400,000,00	400,000.00		1.85	1 yr anytime
7/28/15	Fed Home Loan	AAA	4.75 year		1,025,000	1.75%	17,937.50	100.000	1,000,000.00	1.025.000.00		1.75	3 mo continuous
9/29/15	Fed Home Loan	AAA	5 year	9/29/20	500,000	1.70%	10,200.00	100.000	600,170.00	500,000.00	170.00	1.70	3 mo continuous
10/14/15	Fed Farm Credit	AAA	5 year	10/8/20	1,600,000	1.50%	15,000.00	100.000	1,000,000.60	1,000,000.00		1.50	1 yr quarterly
1/30/13	Fannie Mae	AAA	5.25 year	12/24/20	1,000,000	1.50%	13,000.00	100.000					
		<del> </del>	<del></del>		20,935,000	2.38%	387,192.80		21,198,730,64	21,178,245.29	20,299.35	1.42	*
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\*\*Representation\*\*

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In the event any customer fails to pay all charges billed for electrical, water and sewer services, and any late charges assessed, on or before the twenty fifth day of the calendar month in which the charges are due, the customer shall be subject to the following disconnect procedures:

- A. The customer shall be mailed at the customer's last known address a notice providing: 1) that the customer's electrical service shall be disconnected if all delinquent charges for electrical services and all related late charges are not paid within ten (10) days of the date of the notice; and 2) that the customer's water service shall be disconnected if all delinquent charges for water and sewer services and all related late charges are not paid within fifteen (15) days of the date of the notice. The customer shall be informed in that notice that the customer may request a hearing to be held within that ten (10) day period to challenge the correctness of charges.
- B. The city manager or his designee is hereby appointed as utility hearing officer for the city. If a customer requests in writing that a hearing be held during normal business hours within that ten (10) day period and that writing is received by the city no later than twenty four (24) hours prior to the time for the hearing, the utility hearing officer shall hold an informal hearing with the customer to determine if the charges are correct. The hearing may be continued by the utility hearing officer from time to time in order for the officer to assemble evidence. The determination of the utility hearing officer shall be announced to the customer at the hearing and that determination shall be final. The utility hearing officer shall not have any authority to consider questions of hardship or inability to pay.
- C. If all delinquent charges for electrical services and all related late charges are not paid within the ten (10) day period and the utility hearing officer has not determined that the charges are incorrect, the electrical services for the customer shall be disconnected. The electrical meter shall be removed from the premises as part of the disconnection process. If all delinquent charges for water and sewer services and all related late charges are not paid within the fifteen (15) day period and the utility hearing officer has not determined that the charges are incorrect, the water services for the customer shall be disconnected. The water meter may be removed from the premises as part of the disconnection process, if such removal is deemed necessary by city utility personnel to prevent unauthorized reconnection to the city water system.
- D. The electrical services may only be reconnected for the customer if the following are paid:
  - 1. An electrical reconnect charge of fifty dollars (\$50.00);
  - 2. All outstanding late charges for electrical services; and
  - 3. All delinquent charges for electrical services.
- E. The water services may only be reconnected for the customer if the following are paid:
  - 1. A water reconnect charge of fifty dollars (\$50.00) (\$125.00 if the water meter has been previously removed by the city):
  - 2. All outstanding late charges for water and sewer services; and
  - 3. All delinquent charges for water and sewer services. (Ord. 91-2, 2-28-1991, eff. 2-28-1991)

	Surroundi	ng Areas U	tility Discor	nect Policy	<i>1</i>
Utility Co	Delinquent	Notice	Disconnect	Payment	Add'I Fees
Cedar City	45 days	door hanger	3 days	all past due	\$10 late fee
Enoch	30 days	phone call	10 days	all past due	\$10 late fee
Dixie REA	5 days	door hanger	10 days	all past due	\$50 + \$10
***************************************	*************************	phone call	***************************************	***************************************	
St George	no policy	!*P***********************************	***************************************		***************************************
	didn't know	***************************************	; ; ; ;	**************************************	***************************************

www.sgcity.org

Citie	an warming to licity of the City of St Ocolde Disconnection Policy					
Washington City	Kerry Wheelwright <kwheelwright@washingtoncity.org></kwheelwright@washingtoncity.org>					
City of St George Disconnection Policy						
Aaron Olsen <aaron.olsen@sgcity.org> To: "kwheelright@washingtoncity.org" <k< td=""><td>Tue, Feb 16, 2016 at 8:47 AM wheelright@washingtoncity.org&gt;</td></k<></aaron.olsen@sgcity.org>	Tue, Feb 16, 2016 at 8:47 AM wheelright@washingtoncity.org>					
Kerry,						
that no where in our codified or	e more difficult than previously thought. What I know now is city code do we have a disconnection policy. It looks like we is I am attempting to locate. I will have this to you soon.					
Thanks,						
Aaron						
Aaron D Olsen						
St George City Treasurer						
175 E 200 N						
St George, UT 84770						
Phone: (435) 627-4713						
Fax: (435) 627-4731						

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Thank you.

KUTV) Eagle Mountain City Administrator Ifo Pili told Get Gephardt in October that his city was owed about \$1 million in past due balances from unpaid utility bills. Much of the debt was owed by people who had moved away from Eagle Mountain without paying their final bills. Some of the debts were several years old. At the end of 2015, Eagle Mountain got tough about collecting.

"This money doesn't belong to me," Pili said. "It doesn't belong to our staff. It belongs to the residents of Eagle Mountain."

Through a series of public records requests, Get Gephardt has found that unpaid utility debt is a multi-million dollar problem in Utah.

In Utah's largest city, Salt Lake City, utility customers are past due \$1,102,473. That's not much more than Eagle Mountain, a city nine times smaller. To be fair, it's not exactly comparing apples to apples. Salt Lake City doesn't administer as many utilities as Eagle Mountain, for example, Eagle Mountain collected for power and gas until recently.

Still, \$1 million is a pretty low debt for the size of Salt Lake City. It means that less than one-tenth of one percent goes uncollected.

Salt Lake City Public Utilities Director Jeff Niermeyer says the secret to his agency's success is staying on top of their past-due customers. Niermeyer says that by threating to shut of utility services after a two unpaid billing cycles, people are enticed to pay - and he says virtually everyone does.

"We actively manage our revenue stream," he said. "The longer a debt is out there, the more difficult it is to collect."

Compare that to Saint George where records show a whopping \$5,131,505.51 is overdue.

Support Services Director Marc Mortensen says that number is inflated because the city is its own power company.

"The city of Saint George collects on more services than your average city in the state of Utah," Mortensen says.

But he adds that, in Saint George, they have used a softer hand when it comes to collecting outstanding debt, giving more time for customers to pay before shutting off utilities.

"If the city is guilty of anything it's probably being too generous with its customers and trying to work with them," he said.

Mortensen says most customers do pay, and that \$5.1 million figure might seem like a lot, but represents less than half of one percent of what the department brings in each year.

Cities are not allowed to run deficits so any money that is not collected has to be made up - and is made up by the people who do pay their bills.

### **Example of Washington City Existing Practice**

1. Billing sent out March 1, 2016. Meter read done first week of February records January usage.

Example: Billing of \$100. Due date of March 20, 2016.

- 2. Payment of March billing is not made.
- 3. Billing sent out April 1, 2016. Meter read done first week of March records February usage.

Example: Billing of \$100. Due date of April 20, 2016.

- 4. Payment of March and April bill not made timely.
- 5. Disconnect day is April 26, 2016.

Amount required to pay to avoid disconnection: \$100 (March billing)
April billing is still past due at this point.

Amount required to pay after disconnection to get reconnected: \$100 plus \$50 reconnect fee.

April billing is still past due at this point.

### Problems with existing practice

- 1. Violates city code (sction 7-8-5)
- 2. We never get the account to a -0- balance.
- 3. April billing is for February usage. Account is already 60 days in arrears.
- 4. We already have an additional 56 days of usage that has not yet been billed.

### Washington City Utility Disconnect Proposals

1) Follow the city code (section 7-8-5) which states that as soon as a customer becomes 5 days delinquent in the payment of their utility account that the utilities office is to send a letter to the customer stating that they have an additional 10 days to bring the account current. If that account is not brought current in that 10 day period the account will be subject to the disconnection of their utility services.

The services will be reconnected only after: All outstanding charges and late fees are paid in full A reconnect fee of \$50.00 is paid in full.

2) We follow the existing policy, allowing customers to go 30 days past due but require that the account be brought to a -0- balance prior to the 4<sup>th</sup> Tuesday of the month to avoid discoonection of utility services.

If disconnected, the utility services will only be reconnected after:
All outstanding balances and late fees are paid in full.
A reconnect fee of \$50.00 is paid in full.
If no deposit in already on the account then we require that a deposit of \$150 or \$300 must be paid to hold on the account for the period of one year of compliance in timely payment of the account.

